

From: Andy Hantges [ahantges@usacapitalcorp.com]  
Sent: Wednesday, July 06, 2005 4:14 PM  
To: cathi.ciardella@catalystfunding.com  
Subject: Rent Rolls II

Attachments: 2404 Clifford - Gutierrez.pdf; 2316 Clifford - Hill.pdf; 2317 Wengert - Fuller.pdf; 2400 Clifford - Potts.pdf; 2401 Wengert - Lee.pdf



2404 Clifford -  
Gutierrez.pdf ...



2316 Clifford -  
Hill.pdf (102 ...



2317 Wengert -  
Fuller.pdf (109...



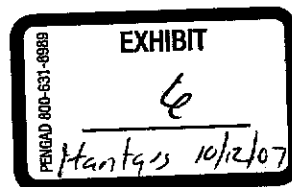
2400 Clifford -  
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2401 Wengert -  
Lee.pdf (108 KB...

Andrew Hantges, CCIM

USA Commercial Mortgage  
4484 South Pecos Road  
Las Vegas, NV 89121  
Phone 702-734-1549  
Fax 702-939-2131  
Toll Free 800-748-8664







[illegible]

MONTHLY RENT SCHEDULE:	\$6,485
MONTHLY LAUNDRY INCOME: (Must show on Income/Expenses)	\$120
MONTHLY GARAGE INCOME:	\$0
OTHER: _____	\$0
TOTALS FROM ADDITIONAL PAGES (IF NEEDED)	\$0
TOTAL GROSS MONTHLY INCOME:	\$6,585

What utilities are included in rent? ☐ Electricity ☐ Cable TV ☐ Gas  
☒ Garbage ☒ Water ☐ Heat

Is the property subject to rent control? ☐ Yes ☒ No

If Yes, what is the current allowable increase per year? \_\_\_\_\_ %

What has been your average monthly occupancy rate over the preceeding 12 months? 95 %

Verify, to the best of my knowledge, under penalty of perjury that the information herein is true and accurate as of:

DATE \_\_\_\_\_

7/8/2005

DATE:

7/6/2006



## Multifamily Finance Group

## Multifamily Rent Roll

PROPERTY ADDRESS													CITY		STATE		ZIP CODE	
2401 Wengert Ave.													Las Vegas		NV		89104	
TOTAL NUMBER OF UNITS:			NUMBER OF VACANT UNITS:			NUMBER OF FURNISHED UNITS:			NUMBER OF UNFURNISHED UNITS:			NUMBER SECTION 8 UNITS:						
14			1			0			14			0						
UNIT #	ADDRESS	TENANT'S NAME	BDR	BATH	SQ. FEET (approx)	STATUS	CURRENT RENT IN PLACE	OCCUPANCY DATE	LEASE EXPIRATION or MTM	DATE LAST RENT INCREASE	FURNISHED UNIT (Y/N)	SEC 8 (Y/N)	ANY RENT CONCESSIONS					
16	2401	VACANT	2	1	740	VACANT	\$550				No	No	No					
18	2401	FLORES	2	1	740	OCCUPIED	\$635	2/21/05	MTM		No	No	No					
17	2401	GANN	2	1	740	OCCUPIED	\$550	2/2/04	MTM		No	No	No					
18	2401	SAFT	2	1	740	OCCUPIED	\$485	2/29/04	MTM		No	No	No					
19	2401	REYES	2	1	740	OCCUPIED	\$535	3/1/05	MTM		No	No	No					
20	2401	OLIVER	2	1	740	OCCUPIED	\$495	3/3/04	MTM		No	No	No					
21	2401	ESTES	2	1	740	OCCUPIED	\$535	5/1/05	MTM		No	No	No					
22	2401	VILLALPANDO	2	1	740	OCCUPIED	\$475	2/3/04	MTM		No	No	No					
23	2401	SMITH	2	1	740	OCCUPIED	\$825	10/13/04	MTM		No	No	No					
24	2401	CABALLEROS	2	1	740	OCCUPIED	\$535	2/1/05	MTM		No	No	No					
25	2401	RAMIREZ	2	1	740	OCCUPIED	\$535	2/1/05	MTM		No	No	No					
26	2401	TURNER	2	1	740	OCCUPIED	\$825	10/9/04	MTM		No	No	No					
27	2401	HARVEY	2	1	740	OCCUPIED	\$550	8/15/04	MTM		No	No	No					
28	2401	RODRIGUEZ	2	1	740	OCCUPIED	\$535	2/11/05	MTM		No	No	No					
			/															
			/															
			/															
			/															
			/															
			/															
			/															
MONTHLY RENT SCHEDULE:			\$7,565															
MONTHLY LAUNDRY INCOME: (Must show on Income/Expenses)			\$140															
MONTHLY GARAGE INCOME:			\$0															
OTHER:			\$0															
TOTALS FROM ADDITIONAL PAGES (IF NEEDED)			\$0															
TOTAL GROSS MONTHLY INCOME:			\$7,705															

**ALL COLUMNS AND SECTIONS MUST BE COMPLETED**

What utilities are included in rent? ☐ Electricity ☐ Cable TV ☐ Gas  
☒ Garbage ☒ Water ☐ Heat

Is the property subject to rent control? ☐ Yes ☒ No

If Yes, what is the current allowable increase per year? \_\_\_\_\_ %

What has been your average monthly occupancy rate over the preceding 12 months? 95 %

I certify, to the best of my knowledge, under penalty of perjury that the information herein is true and accurate as of:			DATE
PREPARED BY / SIGNATURE	DATE	BROKER	DATE
		<i>Andy Hart</i>	7/8/2005
			7/8/2005